

Tree By-Law Appeal Hearing
68 Princess St, Queenston
Adriana Del Vasto and Michael Wakil
Permit Denial Appeal AP 2024-157

The purpose of this presentation is for the aid of Ms Adriana Del Vasto and Mr. Michael Wakil for the permission to remove one (1) tree located on their property at 68 Princess St, in the town of Queenston, Niagara on the Lake. The tree to be removed required a permit and was denied. Adriana and Michael are requesting permission to remove this tree to prevent further damage to their property or any harm or damage to any persons on the property or damage to, or harm to any persons or property on the town road. Adriana and Michael have plans for an extensive landscape which includes replacing this tree with other plantings throughout his property. The following is the original report and photographs and comments to support Adriana and Michaels' request. It is in my opinion that this tree warrants removal. Please see the attached report.

Thank you

Matthew Delazzer

ISA Certified Arborist ON-1920A

Address for trees to be removed is 68 Princess street, town of Queenston, Niagara on the Lake.
Tree is located on the front left side of the property when looking from the roadway.



- Tree species is a Black Walnut (*Juglans nigra*). Tree is a single stem with a DBH of 71cm an approximate height of 60' and crown of 40'. Signs of cracking in the home foundation appear to be being caused by the tree root zone. Trees canopy overhangs the home, walkway and town roadway which causes staining and damage when trees walnuts fall. Trees canopy hangs directly over the main walkway into the rear and side yard and overhangs the side entrance to the home posing threats when walnuts are present. Several vehicles and persons have been hit or had near misses from the falling nuts including contractors, and visitors. **Adriana and Michaels 3 Year old grandson was struck last fall on the head and back of the neck.** Tree has included bark unions and deadwood, in addition to storm damage. Evidence of damage to the 90 year old stone wall bordering the property and walkway can also be seen upon inspection. During recent rain events flooding has occurred in the roadway and the likely cause is damage to the catch basin from the trees roots. Trees root flare appears deep in the surrounding terrain. **It is in my opinion that this tree should be removed to prevent damage to property and persons.**



Poor root flare, lifting walkway.



Signs of cracking and lifting of 90 year old limestone wall



Broken hanging limbs, sucker growth, old wounds and cavities on long limbs



Proximity to house, and overhanging the main walkway and side entrance to the home



Cracking in foundation wall, Flooding in catch basin

